

The Neighborhoods at Woodland Pond
Budget Comparison by Cost Center - Operating
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Other</u>							
3010 - Condo Fees - Carriage	\$3,520.00	\$3,520.00	\$0.00	\$21,120.00	\$21,120.00	\$0.00	\$42,240.00
3015 - Condo Fees - Highland	\$4,125.00	\$4,125.00	\$0.00	\$24,750.00	\$24,750.00	\$0.00	\$49,500.00
3020 - Condo Fees - Cedar	\$1,925.00	\$1,925.00	\$0.00	\$11,550.00	\$11,550.00	\$0.00	\$23,100.00
3025 - Condo Fees - Woodview	\$8,690.00	\$8,690.00	\$0.00	\$52,140.00	\$52,140.00	\$0.00	\$104,280.00
3030 - Condo Fees - Overlook	\$2,200.00	\$2,200.00	\$0.00	\$13,200.00	\$13,200.00	\$0.00	\$26,400.00
3310 - Late Fee / Interest Fee	\$5.27	\$0.00	\$5.27	\$26.21	\$0.00	\$26.21	\$0.00
3330 - Fines and Violations	\$0.00	\$0.00	\$0.00	\$220.00	\$0.00	\$220.00	\$0.00
3425 - Interest - Operating	\$0.63	\$0.00	\$0.63	\$3.41	\$0.00	\$3.41	\$0.00
3515 - Clubhouse Income	\$0.00	\$400.00	(\$400.00)	\$3,000.00	\$2,100.00	\$900.00	\$5,400.00
3527 - Legal / Collection Fees	\$15.00	\$0.00	\$15.00	\$35.00	\$0.00	\$35.00	\$0.00
3531 - Misc Income	\$0.00	\$0.00	\$0.00	\$45.00	\$0.00	\$45.00	\$0.00
Total Other	\$20,480.90	\$20,860.00	(\$379.10)	\$126,089.62	\$124,860.00	\$1,229.62	\$250,920.00
Total Income	\$20,480.90	\$20,860.00	(\$379.10)	\$126,089.62	\$124,860.00	\$1,229.62	\$250,920.00
Expense							
<u>Other</u>							
4020 - Accounting	\$0.00	\$0.00	\$0.00	\$2,754.00	\$2,200.00	(\$554.00)	\$2,200.00
4050 - Administration	\$519.98	\$200.00	(\$319.98)	\$1,437.94	\$1,535.00	\$97.06	\$2,000.00
4190 - Legal	\$385.00	\$700.00	\$315.00	\$385.00	\$784.62	\$399.62	\$1,000.00
4240 - Management Fee	\$1,754.25	\$1,754.00	(\$0.25)	\$10,525.50	\$10,526.00	\$0.50	\$21,405.00
4280 - Misc. Petty Cash Expenses	\$287.98	\$0.00	(\$287.98)	\$587.32	\$600.00	\$12.68	\$1,200.00
4535 - Manager & Admin Payroll / Taxes	\$0.00	\$2,542.00	\$2,542.00	\$11,064.49	\$15,252.00	\$4,187.51	\$30,500.00
4540 - Payroll - Maint / Janitorial / Pool	\$955.00	\$1,000.00	\$45.00	\$3,995.00	\$5,150.00	\$1,155.00	\$11,200.00
4610 - Insurance	\$1,092.93	\$1,300.00	\$207.07	\$6,439.29	\$6,500.00	\$60.71	\$11,600.00
5010 - Cable, Phone & Internet	\$33.06	\$409.00	\$375.94	\$3,526.49	\$2,454.00	(\$1,072.49)	\$4,900.00
5050 - Electricity	\$0.00	\$1,000.00	\$1,000.00	\$3,042.19	\$5,350.00	\$2,307.81	\$19,000.00
5220 - Gas	\$197.72	\$200.00	\$2.28	\$2,698.71	\$4,040.00	\$1,341.29	\$8,300.00
5480 - Water / Sewer	\$0.00	\$569.69	\$569.69	\$329.54	\$1,160.50	\$830.96	\$4,800.00
5510 - Maintenance / Repair	\$629.00	\$1,300.00	\$671.00	\$6,205.71	\$7,600.00	\$1,394.29	\$15,500.00
5690 - Catch Basin Maint / Cleaning	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,600.00
5720 - Elevator Service / Inspection	\$0.00	\$0.00	\$0.00	\$1,724.00	\$2,300.00	\$576.00	\$2,300.00
5800 - HVAC & Plumbing	\$0.00	\$0.00	\$0.00	\$2,872.75	\$473.68	(\$2,399.07)	\$3,000.00
6020 - Fire Alarm & Monitoring	\$0.00	\$0.00	\$0.00	\$2,058.00	\$5,000.00	\$2,942.00	\$5,000.00
6505 - Pest Control	\$150.00	\$0.00	(\$150.00)	\$150.00	\$0.00	(\$150.00)	\$0.00
6825 - Landscape / Grounds - Contract	\$1,929.30	\$3,570.00	\$1,640.70	\$12,639.30	\$10,710.00	(\$1,929.30)	\$24,990.00
6835 - Landscape / Grounds Improvement	\$0.00	\$0.00	\$0.00	\$0.00	\$2,000.00	\$2,000.00	\$2,000.00
6925 - Snow Removal - Contract	\$0.00	\$0.00	\$0.00	\$3,200.00	\$4,800.00	\$1,600.00	\$8,000.00
7010 - Trash / Rubbish Removal	\$225.75	\$225.00	(\$0.75)	\$1,354.50	\$1,350.00	(\$4.50)	\$2,700.00
7215 - Clubhouse Decorations	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,000.00
7220 - Clubhouse	\$217.78	\$100.00	(\$117.78)	\$1,394.51	\$1,450.00	\$55.49	\$2,500.00
7225 - Clubhouse - Fitness Room	\$300.00	\$0.00	(\$300.00)	\$2,114.95	\$600.00	(\$1,514.95)	\$1,200.00
7240 - Clubhouse - Movie Theatre	\$0.00	\$250.00	\$250.00	\$312.50	\$500.00	\$187.50	\$1,000.00
7310 - Pool Services	\$125.00	\$3,500.00	\$3,375.00	\$5,925.39	\$10,000.00	\$4,074.61	\$13,000.00
7335 - Pool Supplies	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$11,000.00
7740 - Capital Reserve Funding	\$1,200.00	\$1,200.00	\$0.00	\$10,400.00	\$10,400.00	\$0.00	\$36,000.00

**The Neighborhoods at Woodland Pond
 Budget Comparison by Cost Center - Operating
 6/1/2025 - 6/30/2025**

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<u>Total Other</u>	\$10,002.75	\$24,819.69	\$14,816.94	\$97,137.08	\$117,735.80	\$20,598.72	\$250,895.00
Total Expense	\$10,002.75	\$24,819.69	\$14,816.94	\$97,137.08	\$117,735.80	\$20,598.72	\$250,895.00
Operating Net Income	\$10,478.15	(\$3,959.69)	\$14,437.84	\$28,952.54	\$7,124.20	\$21,828.34	\$25.00

The Neighborhoods at Woodland Pond
Budget Comparison by Cost Center - Reserves
6/1/2025 - 6/30/2025

Accounts	6/1/2025 - 6/30/2025			1/1/2025 - 6/30/2025			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Other</u>							
3265 - Capital Reserve Funding	\$1,200.00	\$0.00	\$1,200.00	\$10,400.00	\$0.00	\$10,400.00	\$0.00
3430 - Interest - Reserves	\$6.90	\$0.00	\$6.90	\$1,651.38	\$0.00	\$1,651.38	\$0.00
Total Other	\$1,206.90	\$0.00	\$1,206.90	\$12,051.38	\$0.00	\$12,051.38	\$0.00
Total Income	\$1,206.90	\$0.00	\$1,206.90	\$12,051.38	\$0.00	\$12,051.38	\$0.00
Expense							
<u>Other</u>							
7310 - Pool Services	\$0.00	\$0.00	\$0.00	\$65,487.50	\$0.00	(\$65,487.50)	\$0.00
8170 - Reserves - Roads / Walkways	\$5,700.00	\$0.00	(\$5,700.00)	\$5,700.00	\$0.00	(\$5,700.00)	\$0.00
Total Other	\$5,700.00	\$0.00	(\$5,700.00)	\$71,187.50	\$0.00	(\$71,187.50)	\$0.00
Total Expense	\$5,700.00	\$0.00	(\$5,700.00)	\$71,187.50	\$0.00	(\$71,187.50)	\$0.00
Reserves Net Income	(\$4,493.10)	\$0.00	(\$4,493.10)	(\$59,136.12)	\$0.00	(\$59,136.12)	\$0.00

**The Neighborhoods at Woodland Pond
Balance Sheet
6/30/2025**

	Operating	Reserves	Total
Assets			
Other			
1010 - Operating - PPB 2291	\$73,792.09		\$73,792.09
1011 - Operating - Petty Cash	\$25.87		\$25.87
1070 - Money Market Reserve - PPB 2209		\$19,947.09	\$19,947.09
1140 - Eastern 5067 11M CD .05% 4/18/26		\$35,459.08	\$35,459.08
1150 - Eastern 0069 11M CD 4% 8/18/25		\$34,363.92	\$34,363.92
1155 - Eastern 3349 12M CD 1.00% 12/18/25		\$34,880.47	\$34,880.47
Total Other	\$73,817.96	\$124,650.56	\$198,468.52
Current Assets			
1310 - Accounts Receivable	\$2,107.87		\$2,107.87
Total Current Assets	\$2,107.87	\$0.00	\$2,107.87
Assets Total	\$75,925.83	\$124,650.56	\$200,576.39
Liabilities & Equity			
Other			
2010 - Accounts Payable	\$150.00	\$5,700.00	\$5,850.00
2110 - Prepaid Assessments/Fees	\$110.00		\$110.00
Total Other	\$260.00	\$5,700.00	\$5,960.00
Retained Earnings	\$46,713.29	\$178,086.68	\$224,799.97
Net Income	\$28,952.54	(\$59,136.12)	(\$30,183.58)
Liabilities and Equity Total	\$75,925.83	\$124,650.56	\$200,576.39